

Economic Indicators

Loudoun County, Virginia

April 2000

	Reporting Period	Current Period	Current Year-to-Date	Last Year-to-Date	Percent Change
New Residential Construction					
New Residential Units Permitted	March 2000	601	1,822	1,302	39.9%
Single Family Detached Units Permitted	March 2000	320	806	749	7.6%
Single Family Attached Units Permitted	March 2000	219	454	443	2.5%
Multifamily Units Permitted	March 2000	62	562	110	410.9%

Source: Loudoun County Department of Building and Development

New Nonresidential Construction					
Office SF Permitted	March 2000	620,155	1,607,167	1,226,873	31.0%
Flex/Industrial SF Permitted	March 2000	120,442	294,525	153,221	92.2%
Retail SF Permitted	March 2000	40,000	643,188	415,778	54.7%
Other SF Permitted	March 2000	104,905	104,905	66,834	57.0%
	March 2000	354,808	564,549	591,040	-4.5%

Taxable SF Permitted	March 2000	619,924	1,428,146	1,193,261	19.7%
Nontaxable SF Permitted	March 2000	231	179,021	33,612	432.6%

Total Value Nonresidential Construction	March 2000	\$15,209,261	\$118,995,120	\$34,329,383	246.6%
Value of New Buildings	March 2000	\$13,303,100	\$110,247,892	\$24,803,369	344.5%
Value of Alterations/Additions	March 2000	\$1,906,161	\$8,747,228	\$9,526,014	-8.2%

Route 28 Taxing District SF Permitted	March 2000	543,329	1,215,565	534,091	127.6%
Value of Route 28 Permitted Construction	March 2000	\$13,512,450	\$58,471,021	\$16,835,263	247.3%

Source: Loudoun County Department of Building and Development

Housing Sales					
Single Family Detached	December 1999	749	7,515	6,227	20.7%
Single Family Attached	December 1999	407	4,228	3,625	16.6%
Condominium	December 1999	288	2,706	2,032	33.2%
	December 1999	54	581	570	1.9%

Source: Loudoun County Department of Financial Services

Washington Dulles International Airport					
Total Passengers	January 2000	1,382,978	1,382,978	1,223,599	13.0%
International Passengers	January 2000	238,668	238,668	236,220	1.0%
Total Freight (metric tonnes)	January 2000	26,779	26,779	26,554	0.8%

Source: Metropolitan Washington Airports Authority

Taxable Sales (000s)	4th Quarter 1999	\$583,869	\$2,047,406	1,634,725	25.2%
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Source: Virginia Department of Taxation

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Average Housing Prices	December 1999	\$247,246	\$259,979	\$224,541	10.1%
Single Family Detached	December 1999	\$314,749	\$333,282	\$274,330	14.7%
Single Family Attached	December 1999	\$177,140	\$171,421	\$154,120	14.9%
Condominium	December 1999	\$112,376	\$123,911	\$118,417	-5.1%

Source: Loudoun County Financial Services

At Place Employment

Employees	2nd Quarter 1999	76,416	72,729	65,951	15.9%
New Jobs (over previous period)	2nd Quarter 1999	3,687			
Establishments	2nd Quarter 1999	4,186	4,111	3,943	6.2%
New Businesses (over previous period)	2nd Quarter 1999	75			
Gross Wages (millions)	2nd Quarter 1999	\$763	\$1,545	\$548	39.2%

Source: Virginia Employment Commission

Consumer Price Index

Washington-Baltimore DC/MD/VA (1996=100)	January 2000	105.3	105.0	102.8	2.4%
US-All Urban Consumers (1982-84=100)	February 2000	169.7	168.7	164.5	3.2%

Source: US Bureau of Labor Statistics

Civilian Labor Force

Loudoun County	February 2000	87,039	86,450	81,821	6.4%
Northern Virginia	February 2000	1,194,495	1,185,588	1,124,085	6.3%

Source: Virginia Employment Commission

Unemployment Rate

Loudoun County	February 2000	1.2	1.2	1.1	9.1%
Northern Virginia	February 2000	1.6	1.5	1.6	0.0%

Source: Virginia Employment Commission

Washington Economic Index

Leading Index (1987=100)	January 2000	107.1	108.9	106.6	2.2%
Current Index (1987=100)	January 2000	115.4	122.2	117.4	4.1%

Source: Metropolitan Council of Governments

Non-Residential Vacancy

Total	1st Quarter 2000	3.6%	3.6%	5.5%	-34.0%
Office	1st Quarter 2000	5.8%	6.3%	5.9%	-2.4%
Flex	1st Quarter 2000	3.3%	2.8%	4.5%	-26.4%
Industrial	1st Quarter 2000	1.6%	1.4%	6.2%	-73.7%

Source: Realty Information Group